

IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE: Sonya Renee Riggs

Debtor(s)

CHAPTER 13

U.S. BANK NATIONAL ASSOCIATION, (Trustee for  
the Pennsylvania Housing Finance Agency, pursuant to a  
Trust Indenture dated as of April 1, 1982)

Movant

NO. 18-15951 MDC

vs.

Sonya Renee Riggs

Debtor(s)

11 U.S.C. Sections 362 and 1301

William C. Miller Esq.

Trustee

**ORDER**

AND NOW, this 12th day of February, 2021 at Philadelphia, upon failure of Debtor(s) and the Trustee to file and Answer or otherwise plead, it is:

ORDERED THAT: The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 5422 Willows Avenue, Philadelphia, PA 19143 ("Property), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure.



Magdeline D. Coleman  
Chief U.S. Bankruptcy Judge

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